

# PLAT CHAT

**NOVEMBER 2024**

**Delray Villas Plat 4/5  
Community Newsletter**  
[www.delrayvillas45.com](http://www.delrayvillas45.com)

**NUMBER 022**

## **Board of Directors Meeting**

**Date: Tuesday**

**November 12, 2024**

**Time: 7:30 PM "B" Building**



## **Rec Board Meeting**

**Date: Wednesday**

**November 20, 2024**

**Time: 7:00 PM "B" Building**

Memories of sitting around a table laden with food  
Grateful not only with an abundance of goodies  
But mostly with the friends and family gathered together  
We pray for peace as we enjoy this wonderful togetherness  
Stimulating conversations with many laughs  
Sharing good times never to be forgotten  
Happy Thanksgiving to family and to all our good friends

(Submitted by Sheila Simon)

HAPPY  
*Thanksgiving*

**VETERANS  
DAY**

**November 11, 2024**

**(see pages 7 & 11)**

## **\*\*\* IMPORTANT INFO INSIDE \*\*\***

~ Contact Info for Delray Villas 4/5: pp. 2 & 3,

~ Architectural Review Committee: P. 18

\*\*\*\*\* HOA VOTING INFO & **VETERANS DAY DIAMOND LUNCHEON** P. 7 \*\*\*\*\*

\* DAYLIGHT SAVING TIME BEGINS NOVEMBER 3rd, 2024 \*

**PLAT 4/5 BOARD OF DIRECTORS****Pres:** Mike Montemurno 954-658-7295**VPres:** Bill Yesowitch 502-905-7973**Treas.** Sheila Lane 561-381-7725**Sect:** Dianne Stevens 413-222-7866**COMMITTEES****Alliance:**

Alan Rossman 561-901-3002

Rick Mancini 917-865-6563

**Architectural: (See P. 19 for details)**

Alan Rossman 561-901-3002

Rick Mancini 917-865-6563

Betty Hillier 561-400-2392

Nancy Grasso 203-770-4481

Rich Cohen 201-873-0458

**Inspections:**

Ruth Mirailh 561-907-7884

Rick Mancini 917-865-6563

Betty Hillier 561-400-2392

Mike Montemurno 954-658-7295

Pat Melito 561-933-0170

Rich Cohen 201-873-0458

**Interviews:**

Bill Yesowitch 502-905-7973

Alan Rossman 561-901-3002

Ruth Mirailh 561-907-7884

Hope Greenblatt 954-328-5136

Nancy Grasso 203-770-4481

**Lakes and Canals:**

Mike Montemurno 954-658-7295

**Lollipop, Lights,  
Roads & FPL**

Rick Mancini 917-865-6563

Alan Rossman 561-901-3002

**Maintenance:**

Mike Montemurno 954-658-7295

**Parliamentarian AND 55+**

Bill Yesowitch 502-905-7973

**HOA FEES and ESTOPPEL LETTERS**

Sheila Lane 561-381-7725

**ACC Architectural Permits**

Alan Rossman 561-901-3002

13834 Packard Terrace for application

**DV 4/5 Website:**[www.delrayvillas45.com](http://www.delrayvillas45.com)**Interview Committee**If you are selling or renting your home  
any new occupants must contact:

Bill Yesowitch 502-905-7973

**Maintenance/Landscaping**

Any info needed please contact:

Mike Montemurno 954-658-7295

**Plat Chat:**

Hope Greenblatt 954-328-5136

Todd Stevenson 561-704-3008

**Recreation Association Representatives:**

Pat Lazaroff 561-498-8691

Lynne Cohen 201-314-6537

Camille Montemurno 561-239-6844

**SERVICES INCLUDED IN HOA FEES****Pest Control:****Wise House** 561-727-8239**Cable/Internet****Breezeline Communities**

855-660-9868

Any questions you are not sure of;  
call Mike anytime 7 days a week:

954-658-7295

**SENIOR SERVICES****Palm Beach County****TRANSPORTATION SERVICES****Palm Beach County Palm Tran****561-841-4200****VOLEN CENTER****Providing services, support and information to seniors and their families.****Transportation, weekly events, and lunches. Call for more info:****561-395-8920****COMMUNITY ASSISTANCE****THAT'S WHAT FRIENDS ARE FOR!*****We are here for hurricane issues or any other questions throughout the year. (We are not able to provide any type of transportation services, due to insurance purposes. )*****Noel Gordon 201-310-8626****Sam Fleishman 410-493-7842****Bill Yesowitch 502-905-7973****PLAT CHAT*****Monthly Newsletter delivered on or around the first of every month.*****Harvey Lazaroff 561-498-8691****Alan Rossman 561-901-3002****WE CARE!*****We provide medical equipment free in the event you need a cane, a walker, a wheelchair, etc.******We are a phone call away to assist.*****Rick Mancini 917-865-6563****Paul Mirsky 917-684-9115****Sam Fleishman 410-493-7842****WELCOME COMMITTEE*****A friendly knock on the door bringing a small gift and loads of information that says:******"Welcome new neighbor"*****Pat Lazaroff 561-498-8691****Marlene Mirsky 917-673-7830****Amy Kaplan 203-257-9044****CITIZENS OBSERVER PATROL  
(COP)****Lloyd Lukens 561-251-3616****MINYAN*****(call us to help you in your time of need)*****Alan Kaplan 316-253-7542****Rich Cohen 201-873-0458****Noel Gordon 201-310-8626****HOA MEETINGS VIA ZOOM*****You can attend from home if you are unable to come to the Viking Room. You will receive an email from Dianne Stevens with the link for our monthly meeting, you may also access it through our website:******www.delrayvillas45.com******(If during the meeting you need help contact via text)*****Alan Shwartz 561-376-4040****WEBSITE/COMMUNITY CHANNEL*****www.delrayvillas45.com******Our community details are updated on an as-needed basis for all your informational needs. (Community Channel is located on our website under the tab "COMMUNITY INFO).*****Mike Montemurno 954-658-7295****Alan Shwartz 561-376-4040**



# Nick's Gold Network

*Fine Jewelry & Diamonds*



**Ask  
for  
Nick**

## Full Service Jeweler

**Sales • Repairs • Custom Jewelry**

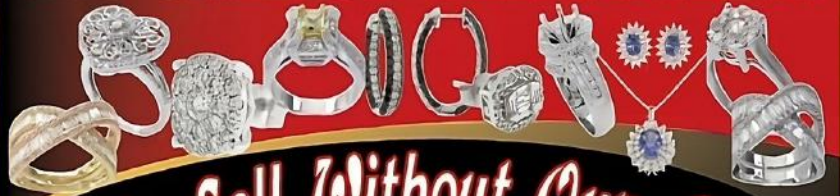
- Watch Repair • Watch Bands • Pearl Restraining
- Jewelry Cleaning • Appraisals • Ring Sizing

**(561) 364-7403**

Se Habla Español

The International Jewelers Exchange  
9903-B South Military Trail • Boynton Beach  
Hours: Tues.-Sat. 10:00am-5:30pm

## BIG SALE ON ALL JEWELRY



**Don't Sell Without Our Offer**  
**HIGHEST PRICES PAID**

For Your Gold, Diamonds, Silver Coins, Gold Coins,  
Silver, Fine Watches & Fine Jewelry



**WATCH  
BATTERIES  
INSTALLED  
2 for \$10**

Limit 2. Some makes, models & styles may be excluded. Cannot be combined with any other offer or coupons. With this coupon.

**FREE  
JEWELRY  
& DIAMOND  
INSPECTION**

**Check Your Prongs**  
With this coupon.

**FREE  
APPRAISAL  
OF YOUR  
JEWELRY**

Verbal appraisal only. Up to 5 pieces. With this coupon.

## REBONIQUE HILAIRE TREE SERVICE



## LANDSCAPING AND LAWN SERVICE

Residential / Commercial  
Licensed & Insured

*Free Estimates & Proposals*

340 Sterling Avenue  
Delray Beach, FL 33444

**Phone: (561) 703-1148**

**Email: Hilaire1148@gmail.com**



**HANDYMAN  
RICH SCANLON**

**201-394-3836**

**Plat 4/5**

**Retired Army Veteran**

- **HOME MAINTENANCE & REPAIR.**
- **DRIVEWAY POWER WASHING & STAINING.**
- **PAINTING INTERIOR & EXTERIOR.**
- **PORCH SCREENING & REPAIR.**
- **CEILING FANS, PICTURES, MIRRORS, ETC.**
- **OPEN CLOSE SHUTTERS.**
- **HOME WATCHING.**
- **AIRPORT DROPOFF**
- **AIRPORT PICKUP**

**LEWIS & KRACOFF, P.A.  
ATTORNEYS AT LAW**



**ALAN JAY LEWIS, ESQ.**  
RESIDENT OF DELRAY VILLAS

OFFICE:  
4010 SHERIDAN STREET  
HOLLYWOOD, FL 33021

**954 452-9010**

[alan@lewisandkracoff.com](mailto:alan@lewisandkracoff.com)

**Areas of Practice:**

- **Wills**
- **Trusts**
- **Real Estate**
- **Probate**
- **Healthcare and Financial Powers of Attorney**

***I Make Housecalls!***



**516) 697-7392 CELL PHONE**

LICENSED  
& INSURED  
RESIDENTIAL  
& COMMERCIAL  
LIC# U-22076

**SCOTT YESHIVA**

LICENSED MASTER PLUMBER  
SERVICING SOUTH FLORIDA

DRAINS ELECTRICALLY CLEANED  
WATER HEATERS  
WATER FILTRATION SYSTEMS

WATER MAIN VALVES HOSE BIB  
REPLACEMENT  
SEWER AND DRAIN LINES ELECTRICALLY  
SNAKED  
GAS PIPING  
WATER HEATER REPLACEMENTS  
PRESSURE WASHING  
TOILET & FAUCET REPAIRS/REPLACEMENTS

Do you need quick and efficient  
service?



**516-697-7392**  
**(Correct area code)**  
**Five One Six**

I am just a phone call away!  
(owner operator)

**NEW DELRAY VILLA 4/5  
RESIDENTS**

Steven Brown  
13555 Whippet Way E

Mark & Cathy Palermo  
6283 Dusenber Road

DiKran & Anne Hagopian  
13646 Whippet Way E

Priscilla Cronin  
6078 Dusenber Road

Carol & Sheldon Abramowitz  
6148 Overland Place



A perfect relationship  
isn't actually ever perfect.  
It's just the one where  
both people  
never ever give up  
on each other.



# Holiday Party



**For Residents of DV 4/5**

**Saturday**  
**November 16, 2024**  
**6PM - 10 PM**

\*\*\*\*\*  
**Dinner from Avellino's**  
**Entertainment provided**

RSVP with NAME and ADDRESS to:  
**DIANNE STEVENS**  
**DSTEVEN@DELRAYVILLAS45.COM** or  
 Call: (413) 222-7866



## **DIAMOND 80+ VETERANS LUNCHEON**

**MONDAY, NOVEMBER 11, 2024**  
**AT 11:30 AM IN "A" BUILDING**

**PLEASE CONTACT EITHER PERSON IF  
YOU ARE PLANNING TO ATTEND:**

**LYNNE COHEN - 201-314-6537**  
**ALAN ROSSMAN - 561-901-3002**



## **IMPORTANT NEWS: DECEMBER ELECTION INFO**

**ELECTRONIC VOTING BY VOTE HOA NOW!**



The HOA Board will be sending out one mailed notification after the November 12th meeting with information of the upcoming vote. This notice will also inform you of how to vote electronically from the comfort of your home. There will be two dates (not decided yet) that you will be able to vote electronically at the "B" building if you do not have a computer in your home. If you want to vote by paper ballot, information will be available on how to obtain one, and where you can mail it.

You will receive a mailed letter:

- ◆ Explaining how HOA Vote Now works and voting information
- ◆ Candidates running for election with their bio and picture.

To be successful with the online voting we are required to send VOTE HOA NOW our email database which will enable them to send you a code to vote. One vote per Delray Villas Plat 4/5 address.

**IF YOU DO NOT WANT TO VOTE ELECTRONICALLY YOU MAY OPT OUT OF THE ELECTRONIC VOTE.**

**SEND ONE EMAIL TO BOTH HOA VOTING DIRECTORS:**

**SHEILA LANE AND BILL YESOWITCH INFORMING THAT YOU ARE OPTING OUT:**

**SLANE@DELRAYVILLAS45.COM**

**BYESOWITCH@DELRAYVILLAS45.COM**

**PLEASE LET THEM KNOW ASAP THAT YOU DO NOT WANT TO ELECTRONICALLY VOTE  
NO LATER THEN NOVEMBER 5th.**

Sheila and Bill will give more information during the HOA meetings, as the vote gets closer.  
 Any questions or concerns, please email Sheila or Bill.

**TOGETHER WE SHARED 1,000,000 SOMETHING GOOD MOMENTS!  
LET'S CREATE MORE MEMORIES!!!**

## **Theater Shows by Lynne Cohen**



**Delray Beach Playhouse, 950 NW 9th St.,  
Delray Beach, 561-272-1281**

11/8- Joe DeVito- Comedy  
11/10- Victory Dolls  
11/11- Edwards Twins  
11/15- Spaghetti & Matzo Balls Show (Lou Villano & Peter Fogel)  
11/22- The Producers  
11/25- Joy Altman Tribute to Barbra  
12/3- Songs and Stories of Peter, Paul & Mary

**Hard Rock- 1 Seminole Way,  
Hollywood, 866-502-7529**

11/5- King & Country  
11/6- Babymetal  
11/7- Russell Peters  
11/8- Cyndi Lauper  
11/9- Daryl Hall & Howard Jones  
11/10- A Day to Remember  
11/14- Stars & Strings  
11/15- The Commodores, Pointer Sisters & Spinners  
11/16- Cubatonazo  
11/17- The Avett Brothers  
11/22- Freestyle for All with Lisa Lisa, Jenny Berggren & TKA  
11/23- Billy Joel  
11/27- Tom Segura  
11/29- Blessed & Ryan Castro  
11/30- Kacey Musgraves, Lord Huron & Nickel Creek

**Arts Garage- 94 NE 2nd Ave.,  
Delray Beach 561-450-6357**

11/10- Halie Loren  
11/15- Diego Figueiredo Trio  
11/16- Ranky Tanky  
11/17- Tribute to LGBTQIA- Colors of the Rainbow  
11/22- Michael Wolff- Jazz  
11/23- Tribute to Elton John  
11/24- Bex Marshall- Blues  
11/30- Tribute to Bruce Springsteen & E Street Band

**Boca Black Box- 8221 Glades Rd., Suite # 10,  
Boca Raton 561-483-9036**

11/1-11/2- Comedy of Rich Purpura  
11/2- Beatlemanix USA  
11/2- Rocky Horror Movie and Costume Contest  
11/3- Charlie Calello & his Big Band  
11/6- Ultimate 60's & 70's Classic Rock Roadshow  
11/7- Rock Legends Tribute  
11/8- Carole King & James Taylor Story  
11/9- Larry Johnsons Essence of Motown, Meets Earth, Wind & Fire  
11/10- Dizzy's Magic & Mayhem  
11/10- Billy Joel Tribute  
11/12- Veterans Special Fundraiser  
11/13 & 11/14- Jerry Garcia Tribute  
11/15- Fleetwood Mac Experience  
11/16- Eagles Tribute  
11/17- Lou Villano tribute to Paul Anka  
11/17- Soft Rock of 70's and 80's  
11/18-11/20- Vagina Monologs  
11/21- Michael D'Amore  
11/22- Greg Morton Comedian  
11/23- Judy Gold Comedian  
11/24- Peace of Woodstock  
11/26- Solid Brass- Chicago & Other Horn Bands from 60's & 70's  
11/27- Craig Shoemaker Comic- The Lovemaster  
11/29- Jive Talkin Tribute to Bee Gees  
11/30- Tribute to Rod Stewart



**Kings Point- 7000 W. Atlantic Ave. Delray Beach,  
561-499-3335 x 102**

11/1- JayCee Driesen  
11/8- Tribute to Michael Buble  
11/15- You've Got a Friend (James Taylor & Carole King Tribute)  
11/22- Tribute to Journey & Styx  
12/6- Tribute to Beach Boys "Songs"  
12/13- Jared Freiburg & Vagabonds (50's Music)  
12/20- Jayne Curry  
12/27- Elton John Tribute

**Broward Center 201 SW 5<sup>th</sup> Ave Ft Laud.dale  
954-462-0222**

11/2-11/3- Miami City Ballet  
11/14- Mannheim Steamroller Christmas  
11/15- Wheel of Fortune  
11/16- Disney Jr Live  
11/17- Black Violin  
11/19- 11/24- The Cher Show

**Kravis Center 701 Okeechobee Blvd W Palm Beach  
561-832-7469**

11/10- Julian Schwarz  
11/13- Disney Junior Live  
11/19- Royal Concertgebouw Orchestra  
11/23- Harlem Dance Theater  
11/25- Bonnie Raitt  
11/26- Encanto Live Film Concert  
11/29- 12/1- Holiday Magic Illusionists  
11/30- Mike Birbiglia

**The Willow Theater- Sugar Sand Park- 300 S Military  
Trail, Boca Raton 561-347-3948**

12/6-12/15- Clue  
1/17-2/2- To Life  
2/14-2/23- I Love you- You're Perfect- Now Change  
3/14-3/16- Get Happy  
4/4-4/13- Sylvia



*Hello Neighbor!*

**I'M ANDREA SPECTOR**

Learn more about how I can help you with your real estate goals; whether you are looking to buy, sell, invest or know someone ready to relocate!

*I'm not just a real estate agent, I'm your second generation Delray Villas neighbor and well versed in the neighborhood's value and features!*

**Your Home. My Priority.**



Andrea is fantastic to work with. She genuinely cares, takes the time to know you, and is highly knowledgeable about the market. Work with her for all your real estate needs!

Contact me at:  
617-821-7822  
[andreaspectorrealestate@gmail.com](mailto:andreaspectorrealestate@gmail.com)



THIS IS WHY YOU SHOULD CHOOSE  
**allira construction inc.**  
 Ask your neighbors! We've been beautifying Delray Villas Since 2005

## Roofing



**Windows and Floors  
 Kitchens and Baths  
 Painting  
 New Screen Rooms**



**lowest Prices Guaranteed**

**References Available**

CGC 1509040  
 CCC 1327012

**Call Domenic 561 255-4723**

## HOLIDAY COOKIE RECIPES

by Nancy Grasso  
**CrackerJack Cookies**

Cream together: 1 cup butter, 1 cup brown sugar, 1 cup white sugar. Next add 2 eggs & 2 teaspoons vanilla extract. Mix in 1 & 1/2 cups flour, 1 teaspoon baking powder, 1 teaspoon baking soda. Stir in 2 cups oats, 1 cup coconut flakes, 2 cups Rice Krispies. Preheat oven 350°, drop by teaspoons, 2 inches apart on ungreased sheets. Bake 10-12 minutes. Let cool 1 minute on sheets before removing them to racks to cool completely.

### **Bakery Sprinkled Cookies**

Cream together: 2 sticks butter, 4 ounces cream cheese, 1 & 1/4 cups sugar, 1 egg, 1 teaspoon vanilla. Gradually mix in 3 cups flour, 1 teaspoon baking soda, 1/4 teaspoon baking powder, 1/2 teaspoon salt. Chill dough about 15 minutes. Place sprinkles in a bowl, shape dough into small balls & roll in sprinkles. Place cookie balls on baking sheet, gently use a glass to press these balls into circles. Bake at 350° for 10-12 minutes

### **Kichel (Bow Ties)**

Beat together for a full 5 minutes: 5 large eggs, 1/2 teaspoon vanilla extract, 2/3 cup vegetable oil, 1 teaspoon sugar. Next mix in 2 & 1/3 cups flour & 1 teaspoon salt. Let dough rest, covered for 1 hour. Spread 1 cup sugar on your counter to roll dough into a rectangle shape 1/8" thick. Cut into shapes approximately 2 inches long by 3/4" wide. Twist into the middle to create bow tie shape. Bake at 350° for 25-30 minutes.

**ENJOY! Nancy**

## Today's Chuckle

By Chelle Lukens

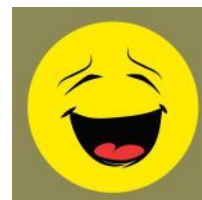
My wife and I went into town to shop. When we came out, there was a cop writing out a parking ticket. We went up to him and I said, "Come on man, how about giving a senior citizen a break?" He just ignored us and continued writing the ticket.

I called him an "butthead." He glared at me and started writing another ticket for having worn-out tires.

So my wife called him a "jerk." He finished the second ticket and put it on the windshield with the first. Then he started writing more tickets.

This went on for about 20 minutes. The more we offended him, the more tickets he wrote. He finally finished, sneered at us and walked away. Just then our bus arrived, and we got on it and went home.

We try to have a little fun each day now that we're retired. It's so important at our age!! 😊







# A Veteran's Day Story

Submitted by Chelle Lukens



**This is a wonderful, *true* story. Since we are celebrating our Armed Forces November 11th, this is so apropos. It shows the strength and determination of those that will never give up!**

It happened every Friday evening, almost without fail, when the sun resembled a giant orange and was starting to dip into the blue ocean.

Old Ed came strolling along the beach to his favorite pier.

Clutched in his bony hand was a bucket of shrimp. Ed walks out to the end of the pier, where it seems he almost has the world to himself. The glow of the sun is a golden bronze now.

Everybody's gone, except for a few joggers on the beach. Standing out on the end of the pier, Ed is alone with his thoughts...and his bucket of shrimp.

Before long, however, he is no longer alone. Up in the sky a thousand white dots come screeching and squawking, winging their way toward that lanky frame standing there on the end of the pier.

Before long, dozens of seagulls have enveloped him, their wings fluttering and flapping wildly. Ed stands there tossing shrimp to the hungry birds. As he does, if you listen closely, you can hear him say with a smile, 'Thank you. Thank you.' In a few short minutes the bucket is empty. But Ed doesn't leave. He stands there lost in thought, as though transported to another time and place.

When he finally turns around and begins to walk back toward the beach, a few of the birds hop along the pier with him until he gets to the stairs, and then they, too, fly away. And old Ed quietly makes his way down to the end of the beach and on home.

If you were sitting there on the pier with your fishing line in the water, Ed might seem like 'a funny old duck,' as my dad used to say. Or, to onlookers, he's just another old codger, lost in his own weird world, feeding the seagulls with a bucket full of shrimp.

To the onlooker, rituals can look either very strange or very empty. They can seem altogether unimportant .....maybe even a lot of nonsense.

Old folks often do strange things, at least in the eyes of Boomers and Millennials.

Most of them would probably write Old Ed off, down there in Florida ... That's too bad. They'd do well to know him better.

His full name: Eddie Rickenbacker. He was a famous hero in World War I, and then he was in WWII. On one of his flying missions across the Pacific, he and his seven-member crew went down. Miraculously, all of the men survived, crawled out of their plane, and climbed into a life raft.

Captain Rickenbacker and his crew floated for days on the rough waters of the Pacific. They fought the sun. They fought sharks. Most of all, they fought hunger and thirst. By the eighth day their rations ran out. No food. No water. They were hundreds of miles from land and no one knew where they were or even if they were alive.

Every day across America millions wondered and prayed that Eddie Rickenbacker might somehow be found alive.

The men adrift needed a miracle. That afternoon they had a simple devotional service and prayed for a miracle.

They tried to nap. Eddie leaned back and pulled his military cap over his nose. Time dragged on. All he could hear was the slap of the waves against the raft...suddenly Eddie felt something land on the top of his cap. It was a seagull!

Old Ed would later describe how he sat perfectly still, planning his next move. With a flash of his hand and a squawk from the gull, he managed to grab it and wring its neck. He tore the feathers off, and he and his starving crew made a meal of it - a very slight meal for eight men. Then they used the intestines for bait. With it, they caught fish, which gave them food and more bait....and the cycle continued. With that simple survival technique, they were able to endure the rigors of the sea until they were found and rescued after 24 days at sea.

Eddie Rickenbacker lived many years beyond that ordeal, but he never forgot the sacrifice of that first life-saving seagull... And he never stopped saying, 'Thank you.' That's why almost every Friday night he would walk to the end of the pier with a bucket full of shrimp and a heart full of gratitude.

Reference: (Max Lucado, "In the Eye of the Storm", pp...221, 225-226)

PS: Eddie Rickenbacker was the founder of Eastern Airlines. Before WWI he was race car driver. In WWI he was a pilot and became America's first ace. In WWII he was an instructor and military adviser, and he flew missions with the combat pilots. Eddie Rickenbacker is a true American hero. And now you know another story about the trials and sacrifices that brave men have endured for your freedom.

As you can see, I chose to pass this story along as it was passed to me. It is a great story that many don't know...I think it exemplifies a couple of life's lessons to be remembered. You've got to be careful with old guys, you just never know what they have done during their lifetime. It also speaks to me about how we never know what adversity we might face, but when we put our talent both mentally and physically together, we can overcome, but we must never forget what we learned and to remember to thank those that helped pull us through even if it was just something seemingly meaningless as a seagull and to pay it forward.



13555 Whippet Way E



2 Bed, 2 Bath home, newly refreshed, upgraded white cabinets, granite countertops, new lighting along with paint, crown molding, refreshed 2nd bathroom w/tub. New garage door opener (newer impact garage door) oversized 1 car garage w/laundry area. A/C is only 5 years old. Double wide driveway, tiled & screened in front porch perfect for enjoying this peaceful & very desirable Delray Villas 4/5 Community.

CONTACT CAMILLE AT 561-239-6844 OR CAMILLE@REEFREALTYSMGMT.COM

*Newly Licensed*

**Get to know Camille Montemurro**

Calling the Delray Villas Community home, Camille is here to help. From buying, to selling, or listing a rental!

*Why Work with Camille?*

The same caring person you already know helping with Breezeline, responding to questions about the Clubhouse Renovations, upcoming HOA changes and more, is now equipped to list and sell your home!



## Dinka Designs

We create stylish, sophisticated, handmade women's clothing tailored to your personal measurements, for that perfect fit.

- \* Ready-To-Wear & Cruise Wear Collection
- \* Many Styles and fabrics to choose from
- \* Dresses, Pants, Tops, Skirts, Cardigans, etc.

**Styling consultations in your home or my studio.**

To schedule an appointment contact Diana  
(954) 242-8414 <https://dinkadesigns.com>





## Fall Prevention

by, Nancy Grasso

Did you know that 95% of hip fractures are from falls, therefore preventable? Don't forget about concussions, falling accounts for 60% of those.

Here's some basics to keep in mind, even though we're all pretty much aware, reminders are still useful. Before I list home hazards here's one of my favorite funny sayings...

***"Take my advice please, I'm not using it."***

- 1) Remove hazards: clutter. (Shopping bags, boxes, shoes on the floor)
  - 2) Remove loose scatter rugs. Did you know for public places it's in the ADA (Americans with Disabilities Act)? Section 302.1 and 302.2 Carpets must be securely attached.
  - 3) Use lights. Automatic Plug-in Sensor Night Lights are an ideal solution to improve safety.
  - 4) Wear sensible shoes in the house. Flip Flops tend to get caught on things a closed shoe can't, which increases the risk of falling. Ask me, lol I'm an expert on that!
  - 5) Don't rush! Slower is safer, especially when getting up after lying down. Rushing around can encourage being distracted.
  - 6) Keep often used items within reach.
  - 7) Stay active! Inactivity leads to muscle weakness. Keep moving, consider Tai Chi, walking, water workouts. But be careful walking outside after a rain.
  - 8) Strengthen your bones (vitamin D, sunshine, calcium, milk, broccoli, oily fish)
  - 9) Get enough sleep and have your eyes & hearing checked. Speak with your primary care physician & know which of your medications could potentially make you dizzy.
  - 10) If needed, install grab bars in your bathroom and don't shy away from using a walker or cane if it's helpful.
- The alternative, loss of independence due to a fall, isn't fun! Not being able to do simple tasks (bathing, laundry, shopping) are troublesome! Lastly some additional causes of falls are worth noting. Inner ear problems, heart rate or irregular rhythms, dehydration, a drop in blood pressure & being tired are all worthy of consideration. Stay safe and focus on preventing falls.

## Why Should I Swim?



Swimming offers a wide range of physical and mental health benefits, making it an excellent full-body workout. It engages nearly every muscle group, helping to build strength, improve cardiovascular endurance, and enhance flexibility while being easy on the joints due to water's natural buoyancy. This makes swimming an ideal exercise for people of all ages and fitness levels, including those recovering from injuries. It also promotes better lung capacity and heart health. Beyond the physical advantages, swimming has a calming effect on the mind, reducing stress and anxiety, and improving mood through the release of endorphins.



Roof Replacement & Repairs

**866.921.5205**

ClarityRoofingFL.com | CCC1326599



**NEED HELP WITH YOUR COMPUTER?**

Let me help you using your PC, printer, scanner and other PC connected devices.

Retired Vocational School Instructor  
College Electronics and Computer Instructor.

Computer Repair, Virus Removal, Internet Browsing,  
Word Processing and Email.

I will come to you at times convenient for you!

Please call: Peter Sobel  
Resident of Villa Borghese  
Office: (561) 749-4300



## Many Years Ago... Submitted by Chelle Lukens

### Many, many years ago

When I was just a kid,  
And I had just begun to grow,  
There's stuff I had and did.

I'm thinking back on all those things  
That life saw fit to give me.  
If I can't remember everything,  
I hope you will forgive me.

Chocolate candy cigarettes  
And big bubble gum cigars.  
Mini Bricks and Red Ball Jets,  
Hopscotch and Dinky cars.

Mercurochrome and iodine;  
Band-aids in a can.  
Your watch required a daily wind,  
And Etch-A-Sketch was grand.

In school, the teacher had to see  
Just what you had to do.  
You held one finger up for pee;  
You held up two for poo!

Marbles, Slinkys, Lincoln Logs,  
Ker Plunk and Pick Up Sticks,  
With Yo-yos, you could "walk the  
dog,"  
And ice cream came in bricks.

Arrows all had suction cups  
And guns had rolls of caps.  
Paddle Balls and Tonka Trucks  
Wax red lips and hockey pucks.

Measles, mumps, and chicken pox  
Always seemed to flare.  
They opened up Pandora's Box  
And caught us unaware!

With medicine and care from mom,  
Our time in bed was cut!  
But I can't remember anyone  
Allergic to a nut!

Nancy Drew and Hardy Boys  
And also Brothers Grimm.  
But Mark Twain was my pride and  
joy!  
I couldn't resist him!

Hide and seek and tag were there.  
New energy we found!  
No more teacher scorns to bear  
When summer came around.

PF Flyer running shoes,  
Steel roller skates had keys.  
There were coin operated phone  
booths  
Deposit Ten cents, operator please!

We rode our bikes with playing cards  
Flapping on our spokes.  
We played in all our friends' back-  
yards  
And told our "Knock Knock" jokes.

Climbing fences, climbing trees  
Were common things to do.  
Getting bruised or skinning knees?  
That was nothing new!

Two wheel scooters, kiddy cars,  
We had super Big Wheel Rallies.  
Baseball teams and monkey bars  
And close by bowling alleys.

In winter, there were snowball fights  
And snow forts for protection.  
And when a bitter wind would bite,  
Few kids raised objection!

Speeding down a snowy slope  
On sleds and blown up tires.  
"Is it too steep?" We all said, "Nope!"  
We wanted to go higher!

In our teens were Levi jeans,  
White Ducks and pony tails.  
Sock hops were a common scene  
Where dancing would prevail.

Bobby socks and poodle skirts  
And continental slacks.  
White buck shoes and fancy shirts,  
Guitars and wailing sax!

Computers? What on Earth were  
they?!

Well, they would show up later.  
And none I knew could dare display  
Cell phones or calculators!

Many things I've mentioned here  
Are still with us today.  
But lots of kids, it does appear,  
Ignore this great buffet!

What happened to the world I knew?  
Have kids today stopped growing?  
If time machines were really true,  
I know where I'd be going!

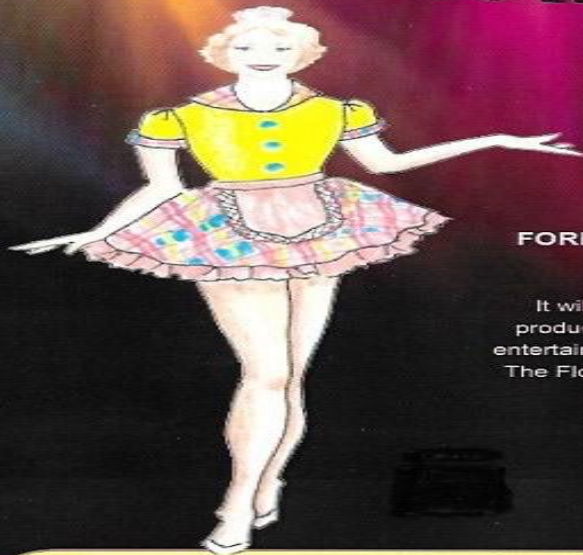
Dick, Jane, Spot and Puff  
Are nothing now but jokes.  
But maybe I have said enough,  
So I'll say, "That's all folks!"

## \*Attention All Residents

**Please update your BIRTHDAY AND ANNIVERSARY DATES with us,  
so that we can include them in Plat Chat  
(Even if you've previously done this)**

**Send an email (or call or text) Hope Greenblatt:  
hopegreenblatt@gmail.com, 954.328.5136**

# THE NEW FLORIDA FOLLIES



## Presents Be Our Guest!

DIRECTED AND CHOREOGRAPHED  
BY CHERYL STEINTAL  
FORMER RADIO CITY MUSIC HALL ROCKETTE

Don't miss the Follies brand new 2025 show!  
It will be filled with dancing, singing and Broadway style  
production numbers. Every year these amazing performers  
entertain thousands, while raising funds for children's charities!  
The Florida Follies performers create a unique entertainment  
experience not to be missed!

**PURCHASE YOUR TICKETS NOW!!**

**JOIN US TO SEE THIS EXCITING SHOW!**

**FEBRUARY 23, 2025- 2:00pm**

**COUNTESS DEHOERNLE THEATER  
Spanish River Community High School  
5100 Jog Rd., Boca Raton, FL 33496**

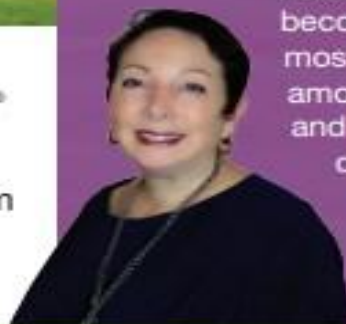
**R.S.V.P. to: Hannah Klingsberg: 561-713-4107**



*Julie Ann Brown*, REALTOR®

**561.441.5948**

JulieB@SignatureParadise.com



**Real Estate is like Golf.  
Drive. Strategy. Follow-Through.  
Keep Calm and Swing High.**

***Avoid the "rough" & expect  
above "par" results with Julie!***

From her exemplary work within the Health Care  
and Business Development fields to an outstanding  
record of sales production in the Residential Real

Estate marketplace, Julie Brown has  
become one of Signature Paradise's  
most in-demand agents of choice  
among today's South Florida buyers  
and sellers. Dedication and a

commitment to building long lasting  
and fulfilling personal relationships  
on the job have truly defined  
Julie's work ethic.

• [www.JulieAnnBrown-YourRealEstateConcierge.com](http://www.JulieAnnBrown-YourRealEstateConcierge.com) •



## **Peg At Your Service LLC**

*Put your trust in a fellow DV Resident who's been in business for over 18 years!*

**561-908-2004**

**Call Peg Today for your FREE consultation!**



- Grocery Shopping
- Banking Needs
- Doctor's Visits
- Banking & Bill Paying
- Property Management

- Personal Shopping
- Organizational Services
- Airport Pickups and Drop offs
- Dog Sitting (small dogs only)
- In-Home Cat Sitting

**Fully Licensed and Insured**

**[www.PegAtYourService.net](http://www.PegAtYourService.net)**



**\* In Memory of \***  
**\* Joseph Adler \***

**Myrna Adler wants  
to thank you all for your  
thoughts and prayers for  
her beloved Joseph.  
He passed Ad Astra,  
("To the Stars") in October.**

**Camille Montemurno is  
offering her  
Notary Public Services**



**free** to all residents of Plat 4/5.

She is licensed and bonded.

**561-239-6844**

### **NOVEMBER BIRTHDAYS**

|                     |        |
|---------------------|--------|
| Dorothy Rudolph     | Nov. 6 |
| Marlen Pavloff      | Nov. 8 |
| Toby Gordon         | Nov 23 |
| Willie Jr. Williams | Nov 23 |
| Richard Stevens     | Nov 26 |
| Marguerite Gregoria | Nov 29 |

### **NOVEMBER ANNIVERSARIES**

**The Clifford's Nov. 4**





OMG, YOU CAN'T BE TURNING SIXTY!  
A poem for my Balsam friends on the  
occasion of their 60<sup>th</sup> birthday

*Poor babies!*

Now just look at what you've done --  
You've gotten old. Well, that's no fun!

Remember back when you were six?  
The hoola hoops, the pogo sticks?  
Bikes and kites and slinkies, too?  
Your first trip to that great big zoo?  
*Life was new.*

Then come your teens. You learn to dance.  
You wear those cool bellbottom pants.  
You make the team. Have your first date.  
You finally drive. You stay out late.  
You fear the draft. You pull some pranks.  
You learn to cope with teenage angst.  
*Life was exciting.*

Your twenties start with college days  
Submerged in Rock and purple haze.  
*Hey what's that smell? Could that be pot?*  
*I think it is! Oh, no it's not.*  
*No way. Not you. Never!*  
A job would soon become your goal.  
How shall you find your worthy role?  
You make some bread, you make a start.  
You meet your mate. You win a heart.  
*Life was great.*

Your thirties-forties fly right by.  
You morph in the blink of an eye.  
You're all grown up. How could this be?  
You've got the goods, just look and see --  
The job, the house, the kids, the pets.  
You get ahead, you pay your debts.  
*Life was full.*

The fifties are a special time.  
Such confidence! You reach your prime.  
You travel, dabble, play and shop.  
You even buy a mountaintop!  
You have all that your heart desired.  
Did I just hear that you retired?  
*Life was good.*

And so, my friends, it comes to this.  
We know the things that you will miss --  
Your teens and twenties' glory days,  
Your thirties, forties' hectic phase,  
Your fifties, gone -- too bad, so sad.  
But there's still reason to be glad...

*Just look at all us happy geezers!*

As usual, we've paved the way.  
We know the tricks that save the day --  
Replacement shoulders, knees and hips,  
Restylane for thinning lips,  
Botox, lipo, lift that face,  
Cialis, man, keep up the pace!

Bypass for an aging heart  
will guarantee a brand new start!  
That graying hair will need some dye.  
How old are you? Just learn to lie!

Denial's now your middle name.  
So, get out there. Stay in the game!  
*Life's a party!*

by Louise Hanlon

2013

Submitted by: Chelle Lukens

## DATES TO REMEMBER FOR THE ARCHITECTURAL REVIEW COMMITTEE

**The ACC will meet every other Monday at 10 am to review all ACC applications for exterior work to be conducted by you the homeowner on your property. Have your applications in by Sunday night before the meeting.**

**If it is exterior work you are *required* to get permission through the ACC committee.**

**November meetings will be on the 12th and the 25th. Please pick-up and drop-off applications on the porch at Alan Rossman's home: 13834 Packard Terrace.**

**Questions? Call any ACC member below:**

### Architectural Committee Members:

**Alan Rossman 561-901-3002**  
**Betty Hillier 561-400-2392**  
**Rich Cohen 201-873-0458**

**Rick Mancini 917-865-6563**  
**Nancy Grasso 203-770-4481**

## The LEGAL CHIT- CHAT

By: Alan Jay Lewis, Esq.



Can you learn from the rich and famous?

MAYBE...OR MAYBE NOT. Just because someone has fame and fortune, it doesn't always follow that they think ahead.....some may even believe that they are immortal. The powers that be have gone on record to say that there are three important estate planning tips...1) Protect their wealth; 2) Ensure their legacy; and 3) Provide for their loved ones. That doesn't sound like planning tips exclusive to celebrities...aren't those things what everyone would want when they pass?

Making sure that your Estate is distributed to your intended beneficiaries is more than just writing a valid Will. There are a number of OTHER testamentary methods that one can transfer ownership of your assets [at the time of one's passing] that do not relate to distributions under the terms of a valid Will .... For example, an Individual Retirement Account , a pension plan, life insurance. When you have a valid Will it is equally important to revisit/review all of your beneficiary designations to make sure that they reflect your updated and current intention and desires.

When singer Prince died in 2016, he had no Will and a Minnesota Court was tasked with dividing his estate among his 6 siblings and half-siblings. It was further complicated by a Federal Inmate claiming to be the singer's son....his claim was later disproved; however it delayed the final disposition of the Estate in addition to costing avoidable Attorneys Fees to defend the matter.

When singer, Barry White died in 2003, he was in the middle of a divorce proceeding from his second wife. The court found he was legally married until the final divorce decree was signed resulting in his soon to be ex getting everything and his live-in girlfriend of several years and his nine children received nothing.

Remember that the above scenarios are "state specific"-- meaning that the state in which you permanently reside can and often does have an effect upon the validity of the Will that you have prepared for you -- and that outcome regarding the distribution of your Estate assets after you pass away, might not be what you intended or expected. Why take the chance. Procrastination is normal...not wise, but normal. Some people want to put off paying estate planning legal fees...and guess what -- weeks become months...until all of a sudden what you thought about doing was never accomplished.

At the beginning of the article I mentioned three important estate planning tips...1) Protect wealth; 2) Ensure legacy; and 3) Provide for loved ones. I think it is important to add another important estate planning tips: Intentionally create an Estate plan that is clear and unambiguous, so that after you pass-away, your intended beneficiaries will avoid additional heartbreak, litigation and unnecessary costs and expenses.

The moral to the story...fame and fortune do not necessarily equal intelligent, thoughtful and careful planning. You wouldn't let a total stranger spend your money while you are alive.....why would you let a total stranger [meaning the state in which you permanently reside] decide under that state's laws how to divide and distribute your hard-earned money and other assets after your death?

**Alan Jay Lewis, Esq** Admitted to the Bar of the State of Florida and the Bar of the State of New York. I am a Resident of Delray Villas, Plat 4/5

*\*This Legal Chit-Chat Column has been written by and is submitted by Alan Jay Lewis, Esq. for publication in Delray Villas Plat Chat monthly Newsletter, solely for general educational purposes and is not a solicitation nor intended to provide any specific legal advice to whomever reads this Column.*



Maya Angelo

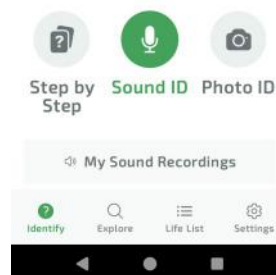
2010 Recipient of the Presidential Medal of Honor

"I've learned that people will forget what you said, people will forget what you did, but people will never forget how you made them feel".

## What Kind of Bird is It?



IDENTIFY A BIRD



Cornell Lab of Ornithology has Merlin, a **FREE** app that you can download onto your phone.

It can identify that bird that you hear chirping, singing, warbling, etc.

You can also view the types of birds that will be present in your landscape, based on the time of the year and your specific location.

Very cool... and Very Free!





## Delray Villas A/C Promotions

We are excited to present the following, customized air conditioning (A/C) services and pricing for Delray Villas. We are a second-generation, family-owned business offering premium residential air conditioning services in South Florida. We are also the country's largest A/C filter manufacturer, employing 1000 Americans across our business.



**(561) 768-5557**

### OUR SERVICES

|                                       |                                     |
|---------------------------------------|-------------------------------------|
| <b>A/C INSTALLATION</b>               | <b>AIR CONDITIONING REPAIRS</b>     |
| <b>DUCT REPLACEMENT &amp; REPAIR</b>  | <b>ATTIC INSULATION</b>             |
| <b>DUCT &amp; DRYER VENT CLEANING</b> | <b>A/C MAINTENANCE (CARE PLANS)</b> |

### NEW A/C INSTALLATION

**COMPLETE 3 TON RHEEM \$6375 // COMPLETE 3.5 TON RHEEM \$6575**

Rheem "Shorty" System. 10y Manufacturer's Warranty. 1y Labor warranty. Includes Thermostat & New Accessory Components. Permits \$350 Extra.

#### **DUCT CLEANING - \$475**

Brush, HEPA Vacuum, & Sanitization

#### **DRYER VENT CLEANING - \$149**

Brush and Vacuum  
**\$89** with a Duct Cleaning

#### **UV LIGHT - \$299**

Device with Complete Installation

### **PREMIUM MAINTENANCE \$199**

- 4 Annual Visits with Filter Change out
- 2 A/C Maintenance Visits
- 1 Courtesy Emergency Service Call
- Discounted Repairs, Priority Service, and Support 7 Days a Week

**80 K 5-STAR REVIEWS | 4.9 STARS FOR FL A/C | 5 MILLION CUSTOMERS SERVED**



**(561) 768-5557**

